

Minutes of a Special Meeting of the Town Board of the Town of Riverhead, held in the Town Hall, Riverhead, New York, on Friday, August 6, 1976, at 2:00 P.M.

Present:

Allen M. Amith, Supervisor
George G. Young, Councilman
Francis E. Menendez, Councilman
John Lombardi, Councilman
Jessie Tomlinson, Councilwoman

WAIVER OF NOTICE AND CONSENT OF SPECIAL MEETING

WE, the undersigned, being all members of the Town Board of the Town of Riverhead, Suffolk County and State of New York, do hereby waive notice of the time, place, date and purpose of a meeting of the Town Board of the Town of Riverhead, to be held at the Town Hall, Riverhead, New York, at 2:00 P.M. on the 6th day of August, 1976, and do consent to the holding of such meeting for the purpose of fund transfers and any other matters that might come before the Board.

Dated: August 6, 1976

TOWN BOARD MEMBERS,
TOWN OF RIVERHEAD, NEW YORK

Allen M. Smith
Supervisor

John Lombardi
Councilman

Jessie Tomlinson
Councilwoman

F. E. Menendez
Councilman

George G. Young
Councilman

RESOLUTIONS

Councilwoman Tomlinson offered the following resolution which was seconded by Councilman Lombardi.

RESOLVED, That the Supervisor be and is hereby authorized to establish in the Federal Revenue Sharing Funds a separate fund for drainage in the sum of One hundred twenty-nine thousand five hundred ten and 00/100 (\$129,510.00) Dollars for the period of entitlement 7/1/76 to 12/31/76, and he is

FURTHER authorized to establish a Special Projects category in the sum of Ten thousand and 00/100 (\$10,000.00) Dollars, segregating therein Two thousand and 00/100 (\$2,000.00) Dollars for a renovation of a small community park on Oakland Drive, and the balance allocable to the Benjamin House.

The vote, Lombardi, Yes, Tomlinson, Yes, Menendez, Yes, Young, Yes, and Smith, Yes.

The resolution was thereupon declared duly adopted.

RESOLUTIONS - continued:

Councilman Menendez offered the following resolution which was seconded by Councilman Young.

RESOLVED, That the firm of Fiscal Advisors, Inc., be and the same hereby is, retained in accordance with their letter of July 30, 1976, to apply to Moody's Rating Service for an up-grading of the classification of the Town's obligations.

The vote, Lombardi, Yes, Tomlinson, Yes, Menendez, Yes, Young, Yes, and Smith, Yes.

The resolution was thereupon declared duly adopted.

Councilman Young offered the following resolution which was seconded by Councilman Menendez.

WHEREAS, It has come to the attention of the Town Board that the Recreation Department Head is required, annually, to file certain applications with the Department of Environmental Conservation, and the Department of the Army, Corps of Engineers, and

WHEREAS, Either and/or both aforementioned departments from time to time require certain authorization for the Recreation Department Head signing these documents,

NOW, THEREFORE, BE IT RESOLVED, That the Town Board of the Town of Riverhead, pursuant to the Town Law of the State of New York, hereby grants the Recreation Department Head authorization to sign any necessary documents with the Department of Environmental Conservation and the Department of the Army, Corps of Engineers.

The vote, Lombardi, Yes, Tomlinson, Yes, Menendez, Yes, Young, Yes, and Smith, Yes.

The resolution was thereupon declared duly adopted.

Councilman Young offered the following resolution which was seconded by Councilman Menendez.

RESOLVED, That the action of the Town Clerk in publishing and posting Waste Disposal Ordinance to be held August 17, 1976, be and the same hereby is ratified.

The vote, Lombardi, Yes, Tomlinson, Yes, Menendez, Yes, Young, Yes, and Smith, Yes.

The resolution was thereupon declared duly adopted.

Councilman Lombardi offered the following resolution which was seconded by Councilwoman Tomlinson.

RESOLVED, That the Town Clerk be and she hereby is authorized to publish and post notice of public bidding with reference to Sealed Bids for the purchase of Uniforms for the Police Department.

The vote, Lombardi, Yes, Tomlinson, Yes, Menendez, Yes, Young, Yes, and Smith, Yes.

The resolution was thereupon declared duly adopted.

Councilman Lombardi offered the following resolution which was seconded by Councilman Menendez.

RESOLVED, That the application of West Side Realty for a Special Permit to erect an additional structure in excess of fifteen (15) percent lot area coverage, and the requisite waiver of the Parking Ordinance be granted in accordance with the memorandum of

RESOLUTION - continued:

findings of facts and stipulations of permits attached hereto.

WHEREAS, A Public Hearing was held pursuant to the provisions of Chapter 108, Code of Riverhead, on the 20th day of July, 1976, to hear all those persons interested in the application of West Side Realty Co. for a special permit to expand the lot area coverage of premises known as the "Riverhead Shopping Plaza" on Route 58, beyond fifteen percent (15%) of lot area, but less than thirty percent (30%) of lot area, and a further special permit to amend the parking schedule so as to permit the erection of a proposed bank and appurtenant structures on the northerly edge of the applicant's described real property, southerly of Route 58. Said hearing was held and all those persons interested in said application were heard and the following facts were found thereto:

FIRST: The initial plans for the Riverhead Shopping Plaza, showing a bank, or similar structure, at or near the location of the proposed structure.

SECOND: This parcel is within the proximity of other business zoned parcels, where the requested uses would be permitted as of right.

THIRD: This parcel is completely isolated and further development by these owners or future owners is unlikely.

FOURTH: The current stated ratio of floor space to parking area is not warranted for a shopping center of this dimension.

FIFTH: Experience has shown that only on few occasions are all the parking spaces available in use at this site.

SIXTH: Additional unimproved areas exist for parking.

SEVENTH: Additional site work is required in the nature of planning the drainage.

EIGHTH: Letter of Howard W. Young, dated December 30, 1975, sets forth the technical basis on which this application is considered.

NOW, THEREFORE, A special permit of the Town Board of the Town of Riverhead, pursuant to Chapter 108 of the Code of the Town of Riverhead should be issued for a period not to exceed three (3) years, to erect certain structures shown on a "Partial Site Plan" by William K. Johnke, Architect, last dated May 17, 1976, upon the following terms and conditions:

(1) That sufficient drainage be installed on the site of the proposed bank to absorb the rainwater therefrom, based upon a five year average.

RESOLUTION - continued:

(2) That the applicant prepare and submit to the Town Board a plan of correction of the drainage problem elsewhere on the site within twelve (12) months of the issuance of this building permit, and that upon approval by the Town Board, said plan shall be completed within three (3) years of the issuance of this special permit.

(3) That the actual exterior design of the proposed bank and the planning and location of the same, shall remain the subject of the jurisdiction of the Town Board and that the plans, therefore, must be approved by resolution, prior to the construction.

(4) No sign shall be deemed approved by this special permit.

(5) In accordance with the letter of John F. Coffey, dated July 26, 1976, the applicant shall pave thirteen thousand (13,000) square feet of unimproved property at the southeast corner of the subject parcel and the paving of the balance of the area shall remain subject to a further resolution of the Town Board as long as the bank building shall remain standing.

(6) That this application shall remain open and subject to the jurisdiction of the Town Board of the Town of Riverhead for a period of three (3) years and may be amended by resolution of such Town Board to add or reduce the parking space, require additional landscaping, drainage, etc., throughout the parcel as experience might dictate.

(7) Any and all construction shall be done in conformity to all Town, State and Federal Codes and Regulations and compliance therewith shall be the subject of the sole decision of James V. De Lucca, Architect, Building Department, Town of Riverhead.

The vote, Lombardi, Yes, Tomlinson, Yes, Menendez, Yes, Young, Yes, and Smith, Yes.

The resolution was thereupon declared duly adopted.

There being no further business on motion and vote, the Meeting adjourned.

Elizabeth Edwards

Elizabeth Edwards, Deputy Town Clerk

EE:mhj